

# RESIDENTIAL PROPERTY RECORD CARD

# CITY OF SPRINGFIELD

**Situs: 32 OLD BROOK RD**

**Map ID: 092600006**

Class: Single Family Residence

Card: 1 of 1

Tax year 2016

## Current Owner

SILVA KYLE A

32 OLD BROOK RD

SPRINGFIELD

MA 01118

## General Information

Living Units 1

Neighborhood 1301

Alternate Id

Vol/Pg

District COS

Zoning R1

Class RESIDENTIAL



## Land Information

Type	Size	Influence Factors	Influence %	Value
PRIMARY SQUARE FOOT	7,400			40,980
Total Acres: 0.1699				

## Permit Information

Date Issued	Number	Price	Purpose	% Complete
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## Assessment Information

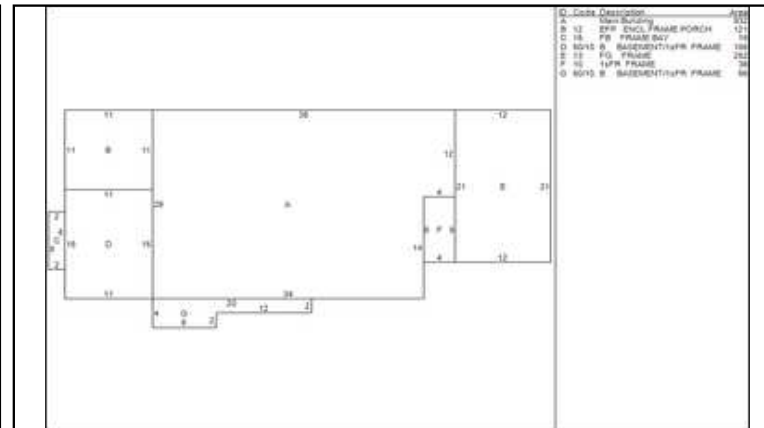
	Assessed	Appraised	Cost	Income	Market
Land	41,000	41,000	41,000	0	41,000
Building	116,500	126,400	123,900	0	126,400
Total	157,500	167,400	164,900	0	167,400

Value Flag MARKET APPROACH

Sales / Ownership History					
Transfer Date	Price	Type	Deed Reference	Grantee	Grantor
2012-05-11	136,000	LAND + BLDG	19255/203	SILVA KYLE A	LYONS MICHAEL R & MARILYN C JARVIS &
2000-11-06	0	LAND + BLDG	11399/0117	LYONS MICHAEL R & MARILYN C JARVIS & JOA	LYONS ROWENA A

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Dwelling Information			
Style	CAPE	Year Built	1949
Story height	1.00	Eff Year Built	0
Attic	FULL FINISH	Ground Floor	932
Exterior Walls	ALUM/VINYL	Area	
Masonry Trim		Amenities	
		Total Living	1,578
		Area	
Color	YELLOW		
		Basement	
Basement	FULL	Car Bsmt Gar	0
FBLA Size		FBLA Type	
Rec Rm Size		Rec Rm Type	
Heating & Cooling		Fireplaces	
Heat Type	A/C	Stacks	1
Fuel Type	OIL	Openings	1
System Type	WARM AIR	Pre-Fab	0
		Room Detail	
Bedrooms	3	Full Baths	2
Family Rooms	0	Half Baths	0
Kitchens		Extra Fixtures	0
Total Rooms	5		
Kitchen Type		Bath Type	
Kitchen Remod	NO	Bath Remod	NO
		Adjustments	
Int vs Ext	SAME	Unfinished Area	0
Cathedral		Unheated	
Ceiling			
		Grade & Depreciation	
Grade	C	Market Adj	0.00
Condition	AVERAGE	Functional	
CDU	AVERAGE	Economic	
Cost & Design		% Good Ovr	
% Complete			



Outbuilding Data							
Line	Type	Yr Blt	Meas1	Meas2	Qty	Area	Grade

Comparable Sales Summary						
Parcel ID	Sale Date	Sale Price	TLA	Style	Yr Built	Grade
092600023	2013-11-22	169,900	1,574	4	1950	C
096350036	2013-09-30	134,900	1,466	4	1947	C
092600043	2013-07-09	128,500	1,446	4	1953	C
056600084	2014-08-14	179,000	1,749	4	1940	C
074850010	2014-09-12	164,000	1,379	4	1942	C